



AGENDA ITEM #: 17-148
COUNCIL MTG. OF: November 7, 2017
FROM: Dave Caron, Town Administrator
OFFERED BY: Planning Department
PREPARED BY: George Sioras, Planning Director
SUBJECT: Revisions to the Derry Zoning Ordinance

STAFF REPORT
Public Hearing 11-21-17

INTRODUCTION:

To amend Article V, Zoning Map and District Boundaries, Section 165-30, Zoning Map, to remove 444 parcels from the Medium High Density Residential zone and add the 444 parcels to the Medium High Density Residential II zone. The affected lots are bounded by Madden and Folsom Roads to the north, Crystal Avenue to the east, East and West Broadway to the south and the Londonderry town line to the west. The Planning Board approved the zoning amendment on October 18, 2017.

TOWN ADMINISTRATOR COMMENTS

The Council is encouraged to schedule a public hearing on this matter for November 21, 2017 and adopt Ordinance #2017-006 after receiving public input.

BACKGROUND

Over the last two years both the Derry Town Council and Planning Board worked on their respective goals and requested staff to review zoning in the area of the proposed Exit 4A as well the multi-family zoning. The above referenced zoning amendment is the first step in meeting those goals. Future zoning proposals will be brought forward to the both the Planning Board and Town Council relating to re-zoning of parcels as potential Industrial and Commercial uses as well as reviewing the permitted uses in the existing Industrial and Commercial Districts.

DISCUSSION

The purpose of the amendment is to preserve the existing character of a majority of the lots located in the area of change. This is Phase I of a review of the area in the vicinity of the proposed Exit 4A.

FISCAL IMPACT

N/A

RECOMMENDED ACTION BY COUNCIL

Staff recommends that the Town Council approve the attached revision to the Derry Zoning Ordinance rezoning 444 parcels from Medium High Density Residential zone to Medium High Density Residential II zone.

RECOMMENDED MOTION

I MOVE THAT THE TOWN COUNCIL <adopt Ordinance #2017-006> as follows ... *[Read the Ordinance]*



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